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3 **Ordinance No. 2009-09-03**  
4

5 **A Ordinance**  
6 **Amending the Camden County**  
7 **Code of Ordinances**  
8

9 **Camden County, North Carolina**  
10

11 BE IT ORDAINED BY THE CAMDEN COUNTY BOARD OF COMMISSIONERS as  
12 follows:  
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14  
15 **Article I: Purpose**  
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17 The purpose of this Ordinance is to amend the Article 151 of the Camden County Code  
18 of Ordinances of Camden County, North Carolina, which was originally adopted by the  
19 County Commissioners on December 15, 1997, and subsequently amended and as  
20 otherwise incorporated into the Camden County Code.  
21

22 **Article II. Construction**  
23

24 **For purposes of this Ordinance, underlined words (underline) shall be considered as**  
25 **additions to existing Ordinance language and strikethrough words (~~strikethrough~~)**  
26 **shall be considered deletions to existing language. New language of proposed**  
27 **ordinance shall be shown in italics (*italics*) and underlined.**  
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29  
30 **Article III. Amend Section 151 as amended of the Camden County Code**  
31 **which shall read as follows:**  
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33  
34 **CHAPTER 151: UNIFIED DEVELOPMENT**  
35

36  
37 **§ 151.361 CONTINUATION OF NONCONFORMING SITUATIONS AND**  
38 **COMPLETION OF NONCONFORMING PROJECTS.**  
39

40 (A) Unless otherwise specifically provided in these regulations and subject to the  
41 restrictions and set forth in this subchapter, nonconforming situations that were otherwise  
42 lawful on the effective date of this chapter may be continued.  
43

44 (B) Nonconforming projects may be completed only in accordance with the  
45 provisions of this subchapter.  
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47 (C) Within Camden County, property that is subject to active or expired Conditional  
48 Use Permits or Variance approval issued prior to December 31, 2004, which;

49  
50 (1) allow temporary placement of mobile homes with the condition the property  
51 owner and permit holder shall construct a Modular or Site Built home within a specific  
52 time period;

53 (2) and where that property owner and permit holder has not satisfied the  
54 condition that a modular or site built home be built within a certain time frame;

55  
56 shall be considered to be a legal non-conforming use; and

57  
58 No new building permit shall be issued for replacement of a manufactured home with  
59 another, except as permitted in the underlying zoning.

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61  
62 Adopted by the Board of Commissioners for the County of Camden this     day of  
63 September, 2009.

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66  
67 County of Camden

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70 \_\_\_\_\_  
71 Phillip Faison, Chairman  
72 Board of Commissioners

73  
74 ATTEST:

75 \_\_\_\_\_  
76 Ava Gurganus  
77 Clerk to the Board  
78  
79